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This Instrument was prepared by:
Thomas J. Thornton
1119 Willow Run Road
Birmingham, Alabama 35209

Send Tax Notice to:
Steven E. Chambers
1100 LAKERIDGE DR.
BIRMINGHAM AL 35244

WARRANTY DEED

\$250,000

STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS, That in consideration of Ten and 00/100 Dollars (\$10.00) and other good valuable consideration, in hand paid by Weatherly Enterprises, Inc. (GRANTEE) receipt of which is hereby acknowledged, Weatherly Joint Venture, L.L.C., (GRANTOR) does grant, bargain, sell and convey unto the GRANTEE, the following described real estate situated, lying and being in the County of Shelby, State of Alabama, and being more particularly described as follows:

Lots 21, 27, 28, 29, 30, 31, 32, 35, 38, 40, 44, 45, 47, 48, and 50, according to the Survey of Weatherly-Windsor Sector 11, as recorded in Map Book 18, Page 80, in the Probate Office of Shelby County, Alabama, and Lots 41 and 42 according to the Resurvey of Lots 41, 42 and 43 of Weatherly-Windsor Sector 11 as recorded in Map Book 18, Page 84, in the Probate Office of Shelby County, Alabama.

Subject to:

1. Taxes for the year 1995 and subsequent years.
2. Setback lines, easements and restrictions as shown on the record map.
3. Restrictive Covenants as recorded in Instrument #1994-15531 in the Probate Office of Shelby County, Alabama.
4. Easement for ingress, egress and utilities as recorded in Inst. #1993-37546, Inst. #1993-39001 and Inst. #1993-39916, in the Probate Office of Shelby County, Alabama.
5. Subject to that certain Mortgage to AmSouth Bank, N.A. dated December 15, 1993 and recorded in Instrument #1993-40414 in the Office of the Judge of Probate of Shelby County, Alabama, provided, however, notwithstanding any provision of said Mortgage to the contrary, Lot 30 may be released from the lien of said Mortgage upon the payment to AmSouth Bank of \$15,000.00; and that the remaining 16 Lots may be released upon the payment to AmSouth Bank of \$5,000.00 for each Lot.

TO HAVE AND TO HOLD unto the said GRANTEE, its successors and assigns, forever.

And the said GRANTOR does for itself and for its successors and assigns, covenant with the said GRANTEE, its successors and assigns, that it is lawfully seized in fee simple of said Premises, and that it has a good right to grant and convey the aforesaid property, that it, and its successors and assigns, will warrant and defend the same to the said grantee and its successors and assigns forever, against the lawful claims of all persons.

Inst # 1995-06004

03/08/1995-06004
11:06 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MCD 262.00

Return to Alabama Title

Inst # 1995-06004

IN WITNESS WHEREOF, the Managing Members of the Grantor, in their capacity as such Managing Members, and with full authority to do so, have hereunto set their hands and seals, this 7th day of March, 1995.

WEATHERLY JOINT VENTURE, L.L.C.

By: Thomas J. Thornton (SEAL)
Thomas J. Thornton, Managing Member

By: Jack H. Harrison (SEAL)
Jack H. Harrison, Managing Member

STATE OF ALABAMA
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Thomas J. Thornton, Managing Member of Weatherly Joint Venture L.L.C., whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the foregoing conveyance, he, in his capacity as such Managing Member and with full authority to do so, executed the same voluntarily on the day the same bears date.

Given under my hand and seal this 7th day of March, 1995.

B. Lynn McLaughly
Notary Public

My Commission expires 7-15-95

STATE OF ALABAMA
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Jack H. Harrison, Managing Member of Weatherly Joint Venture L.L.C., whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the foregoing conveyance, he, in his capacity as such Managing Member and with full authority to do so, executed the same voluntarily on the day the same bears date.

Given under my hand and seal this 7th day of March, 1995.

B. Lynn McLaughly
Notary Public

My Commission expires 7-15-95

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weathwd

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